



## FOR SALE

### PRIVACY, PEACEFUL AND LOW MAINTENANCE !

What a fabulous package this little gem is!

Are you ready to pack your bags and move in? The owners have done an amazing job creating this "nothing to do" environment and are now ready to move on, closer to their daughters. Perfect for those seeking to simplify their lifestyle! Live a life of convenience in your own coastal hideaway. Keep as your own 'lock & leave' to enjoy between your travels, or buy as an investment opportunity. Your opportunity now to acquire this chic 3 bedroom lowset home, built to last with a solid block construction.

Upon entry you will be surprised what is on offer! A light and airy lounge, dedicated dining area and a functional spacious kitchen form the hub of the home all flowing seamlessly to an expansive front yard with plenty of space to place a pool. Enjoy this space offering fantastic cool summer breezes with a built in modern concrete sitting area.

The master bedroom with en-suite & walk in robe is nicely positioned down the hallway, peaceful quiet nights are guaranteed. 2 two sizeable bedrooms and the main bathroom are just a bit further along.

This home maximizes both space and light whilst capturing a blend of indoor and outdoor living. Best of all, it is priced to sell & ready to be handed to a new owner.

Features Include:

- Complete privacy with property completely fenced, 359sqm allotment
- Extremely low maintenance yard
- Air conditioned, ceiling fans and fly-screens
- Brand new kitchen with feature SS -gas cooker and timber bench tops
- Open plan kitchen/dining/living,
- Large master bed with en-suite and walk-in robe
- Second bedroom with 2 way bathroom featuring corner bath and raindrop shower. Double lock up garage & internal access
- Established central Peregian Springs location within easy reach to schools and shops
- Walking distance to St Anderw's Anglican College
- 10 minute drive to Hastings Street restaurants & boutiques and Noosa National Park
- Bring the pet as it is fully fenced and definitely space to place a pool

3 BED | 2 BATH | 2 CAR

PRICE:

Asking 575k plus

OPEN FOR INSPECTION:

N/A

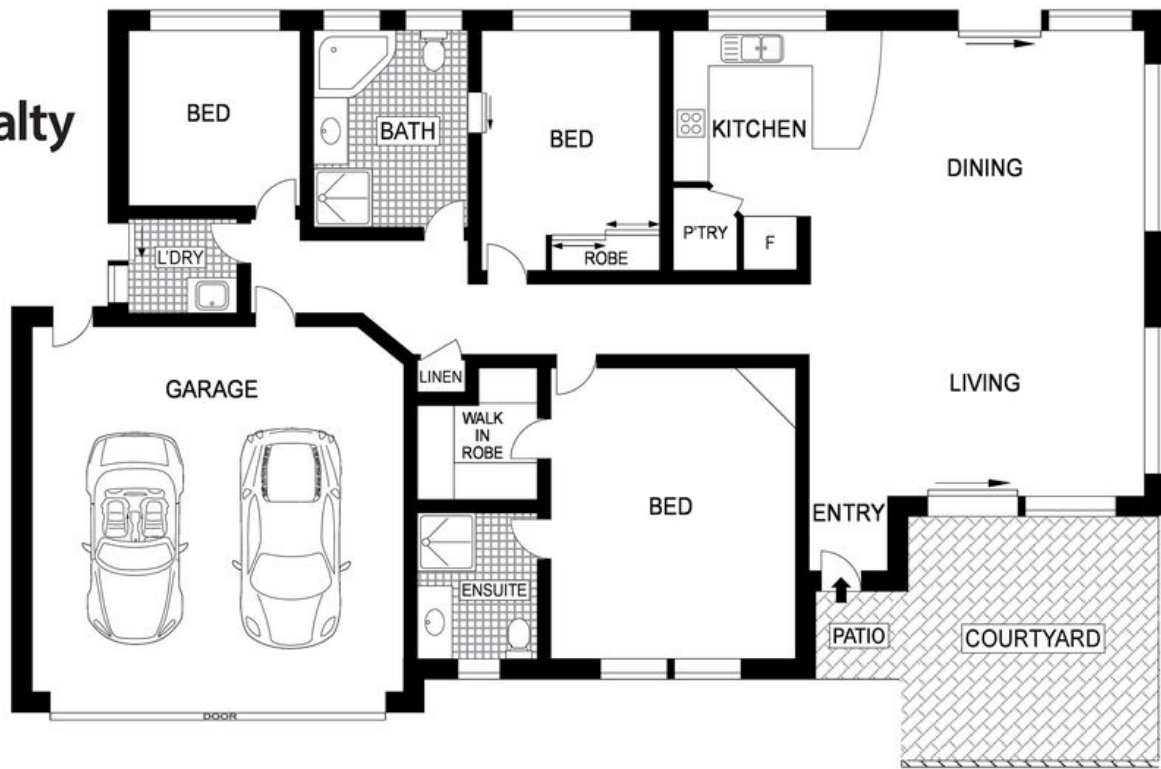


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GROUND FLOOR



Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

INT: 184 m<sup>2</sup>  
EXT: 20 m<sup>2</sup>



6 Yarran Road, Peregian Springs



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.